

# NON-REFUNDABLE LIFECARE PLANS



## Royal Oaks

### 2024-2025 GARDEN HOME & VILLA RATES

|              | NAME      | APPROX.<br>SQ.FT. | RESIDENCE<br>TYPE | Monthly Fee<br>Single | Monthly Fee<br>Couple | Entrance Fee<br>Single | Entrance Fee<br>Couple |
|--------------|-----------|-------------------|-------------------|-----------------------|-----------------------|------------------------|------------------------|
| GARDEN HOMES | SANTOLINA | 838               | 1 BED · 1 BATH    | \$3,610               | \$5,160               | \$227,000              | \$257,000              |
|              | SAGUARO   | 916               | 1 BED · 1 BATH    | \$3,885               | \$5,435               | \$247,000              | \$277,000              |
|              | SEQUOIA   | 916               | 1 BED · 1 BATH    | \$3,885               | \$5,435               | \$247,000              | \$277,000              |
|              | AZALEA    | 1,040             | 2 BED · 2 BATH    | \$4,170               | \$5,720               | \$277,000              | \$307,000              |
|              | ASPEN     | 1,080             | 2 BED · 2 BATH    | \$4,290               | \$5,840               | \$289,000              | \$319,000              |
|              | CYPRESS   | 1,262             | 2 BED · 2 BATH    | \$4,815               | \$6,365               | \$332,000              | \$362,000              |
|              | CHOLLA    | 1,272             | 2 BED · 2 BATH    | \$4,815               | \$6,365               | \$343,000              | \$373,000              |
|              | COLUMBINE | 1,280             | 2 BED · 2 BATH    | \$4,815               | \$6,365               | \$343,000              | \$373,000              |
|              | PALMETTO  | 1,290             | 2 BED · 2 BATH    | \$4,815               | \$6,365               | \$347,000              | \$377,000              |
|              | ACACIA    | 1,366             | 2 BED · 2 BATH    | \$5,105               | \$6,655               | \$376,000              | \$406,000              |
|              | PALOVERDE | 1,475             | 2 BED · 2 BATH    | \$5,395               | \$6,945               | \$398,000              | \$428,000              |
|              | PONDEROSA | 1,660             | 2 BED · 2 BATH    | \$5,755               | \$7,305               | \$424,000              | \$454,000              |
| VILLAS       | WINSLOW   | 1,472             | 2 BED · 2 BATH    | \$5,560               | \$6,760               | \$481,000              | \$516,000              |
|              | SEDONA    | 1,540             | 2 BED · 2 BATH    | \$5,665               | \$6,865               | \$498,000              | \$533,000              |
|              | PARADISE  | 1,711             | 2 BED · 2.5 BATH  | \$6,075               | \$7,275               | \$547,000              | \$582,000              |
|              | MAMMOTH   | 1,861             | 2 BED · 2.5 BATH  | \$6,490               | \$7,690               | \$580,000              | \$615,000              |

# NON-REFUNDABLE LIFECARE PLANS

## 2024-2025 APARTMENT RATES

| EAST SIDE CAMPUS | NAME     | APPROX. SQ.FT. | RESIDENCE TYPE         | Monthly Fee Single | Monthly Fee Couple | Entrance Fee Single | Entrance Fee Couple |
|------------------|----------|----------------|------------------------|--------------------|--------------------|---------------------|---------------------|
|                  | NANDINA  | 504            | STUDIO                 | \$2,790            | N/A                | \$133,000           | N/A                 |
|                  | WISTERIA | 644            | 1 BED · 1 BATH         | \$3,055            | \$4,605            | \$170,000           | \$200,000           |
|                  | HOLLY    | 792            | 1 BED · 1 BATH         | \$3,325            | \$4,875            | \$209,000           | \$239,000           |
|                  | MESQUITE | 986            | 2 BED · 2 BATH         | \$3,990            | \$5,540            | \$251,000           | \$281,000           |
|                  | LAUREL   | 1,100          | 2 BED · 2 BATH         | \$4,465            | \$6,015            | \$282,000           | \$312,000           |
|                  | CAMELLIA | 1,148          | 2 BED · 2 BATH         | \$4,510            | \$6,060            | \$288,000           | \$318,000           |
|                  | MIMOSA   | 1,204          | 2 BED · 2 BATH         | \$4,585            | \$6,135            | \$298,000           | \$328,000           |
|                  | CEDAR    | 1,288          | 2 BED · 2 BATH         | \$4,925            | \$6,475            | \$320,000           | \$350,000           |
|                  | BIRCH    | 1,432          | 2 BED · DEN · 2.5 BATH | \$5,285            | \$6,835            | \$352,000           | \$382,000           |
|                  | MAGNOLIA | 1,456          | 2 BED · 2 BATH         | \$5,325            | \$6,875            | \$359,000           | \$389,000           |
|                  | OAK      | 1,874          | 2 BED · DEN · 2.5 BATH | \$6,080            | \$7,630            | \$397,000           | \$427,000           |

| WEST SIDE CAMPUS | BISBEE         | 855   | 1 BED · 1 BATH   | \$2,985 | \$4,185 | \$282,000 | \$317,000 |
|------------------|----------------|-------|------------------|---------|---------|-----------|-----------|
|                  | CAREFREE       | 1,050 | 1 BED · 1.5 BATH | \$3,710 | \$4,910 | \$327,000 | \$362,000 |
|                  | COTTONWOOD     | 1,080 | 1 BED · 1.5 BATH | \$3,710 | \$4,910 | \$337,000 | \$372,000 |
|                  | FLAGSTAFF      | 1,205 | 2 BED · 2 BATH   | \$4,225 | \$5,425 | \$371,000 | \$406,000 |
|                  | JEROME         | 1,208 | 2 BED · 2 BATH   | \$4,740 | \$5,940 | \$381,000 | \$416,000 |
|                  | KINGMAN        | 1,368 | 2 BED · 2 BATH   | \$5,045 | \$6,245 | \$410,000 | \$445,000 |
|                  | TUCSON         | 1,390 | 2 BED · 2 BATH   | \$5,045 | \$6,245 | \$420,000 | \$455,000 |
|                  | PINETOP        | 1,467 | 2 BED · 2 BATH   | \$5,355 | \$6,555 | \$463,000 | \$498,000 |
|                  | SAN LUIS       | 1,503 | 2 BED · 2 BATH   | \$5,460 | \$6,660 | \$442,000 | \$477,000 |
|                  | SIERRA VISTA A | 1,635 | 2 BED · 2.5 BATH | \$5,770 | \$6,970 | \$481,000 | \$516,000 |
|                  | SIERRA VISTA B | 1,647 | 2 BED · 2.5 BATH | \$5,770 | \$6,970 | \$486,000 | \$521,000 |
|                  | MARANA         | 1,664 | 2 BED · 2.5 BATH | \$5,770 | \$6,970 | \$486,000 | \$521,000 |
|                  | SIERRA VISTA C | 1,730 | 2 BED · 2.5 BATH | \$5,975 | \$7,175 | \$508,000 | \$543,000 |



**Lifecare monthly fees do not increase when a higher level of care is needed.**

Square footage does not include patio or balcony.

Effective: March 1, 2024. Prices subject to change.

# 50% REFUNDABLE LIFECARE PLANS



## Royal Oaks

### 2024-2025 GARDEN HOME & VILLA RATES

|              | NAME      | APPROX.<br>SQ.FT. | RESIDENCE<br>TYPE | Monthly Fee<br>Single | Monthly Fee<br>Couple | Entrance Fee<br>Single | Entrance Fee<br>Couple |
|--------------|-----------|-------------------|-------------------|-----------------------|-----------------------|------------------------|------------------------|
|              |           |                   |                   |                       |                       |                        |                        |
| GARDEN HOMES | SANTOLINA | 838               | 1 BED · 1 BATH    | \$3,610               | \$5,160               | \$329,000              | \$372,000              |
|              | SAGUARO   | 916               | 1 BED · 1 BATH    | \$3,885               | \$5,435               | \$358,000              | \$401,000              |
|              | SEQUOIA   | 916               | 1 BED · 1 BATH    | \$3,885               | \$5,435               | \$358,000              | \$401,000              |
|              | AZALEA    | 1,040             | 2 BED · 2 BATH    | \$4,170               | \$5,720               | \$402,000              | \$445,000              |
|              | ASPEN     | 1,080             | 2 BED · 2 BATH    | \$4,290               | \$5,840               | \$419,000              | \$462,000              |
|              | CYPRESS   | 1,262             | 2 BED · 2 BATH    | \$4,815               | \$6,365               | \$481,000              | \$524,000              |
|              | CHOLLA    | 1,272             | 2 BED · 2 BATH    | \$4,815               | \$6,365               | \$497,000              | \$540,000              |
|              | COLUMBINE | 1,280             | 2 BED · 2 BATH    | \$4,815               | \$6,365               | \$497,000              | \$540,000              |
|              | PALMETTO  | 1,290             | 2 BED · 2 BATH    | \$4,815               | \$6,365               | \$503,000              | \$546,000              |
|              | ACACIA    | 1,366             | 2 BED · 2 BATH    | \$5,105               | \$6,655               | \$545,000              | \$588,000              |
|              | PALOVERDE | 1,475             | 2 BED · 2 BATH    | \$5,395               | \$6,945               | \$577,000              | \$620,000              |
|              | PONDEROSA | 1,660             | 2 BED · 2 BATH    | \$5,755               | \$7,305               | \$615,000              | \$658,000              |
| VILLAS       | WINSLOW   | 1,472             | 2 BED · 2 BATH    | \$5,560               | \$6,760               | \$697,000              | \$747,000              |
|              | SEDONA    | 1,540             | 2 BED · 2 BATH    | \$5,665               | \$6,865               | \$722,000              | \$772,000              |
|              | PARADISE  | 1,711             | 2 BED · 2.5 BATH  | \$6,075               | \$7,275               | \$793,000              | \$843,000              |
|              | MAMMOTH   | 1,861             | 2 BED · 2.5 BATH  | \$6,490               | \$7,690               | \$841,000              | \$891,000              |

# 50% REFUNDABLE LIFECARE PLANS

## 2024-2025 APARTMENT RATES

| EAST SIDE CAMPUS | NAME     | APPROX. SQ.FT. | RESIDENCE TYPE         | Monthly Fee Single | Monthly Fee Couple | Entrance Fee Single | Entrance Fee Couple |
|------------------|----------|----------------|------------------------|--------------------|--------------------|---------------------|---------------------|
|                  | NANDINA  | 504            | STUDIO                 | \$2,790            | N/A                | \$193,000           | N/A                 |
|                  | WISTERIA | 644            | 1 BED · 1 BATH         | \$3,055            | \$4,605            | \$247,000           | \$290,000           |
|                  | HOLLY    | 792            | 1 BED · 1 BATH         | \$3,325            | \$4,875            | \$303,000           | \$346,000           |
|                  | MESQUITE | 986            | 2 BED · 2 BATH         | \$3,990            | \$5,540            | \$364,000           | \$407,000           |
|                  | LAUREL   | 1,100          | 2 BED · 2 BATH         | \$4,465            | \$6,015            | \$409,000           | \$452,000           |
|                  | CAMELLIA | 1,148          | 2 BED · 2 BATH         | \$4,510            | \$6,060            | \$418,000           | \$461,000           |
|                  | MIMOSA   | 1,204          | 2 BED · 2 BATH         | \$4,585            | \$6,135            | \$432,000           | \$475,000           |
|                  | CEDAR    | 1,288          | 2 BED · 2 BATH         | \$4,925            | \$6,475            | \$464,000           | \$507,000           |
|                  | BIRCH    | 1,432          | 2 BED · DEN · 2.5 BATH | \$5,285            | \$6,835            | \$510,000           | \$553,000           |
|                  | MAGNOLIA | 1,456          | 2 BED · 2 BATH         | \$5,325            | \$6,875            | \$521,000           | \$564,000           |
|                  | OAK      | 1,874          | 2 BED · DEN · 2.5 BATH | \$6,080            | \$7,630            | \$576,000           | \$619,000           |

| WEST SIDE CAMPUS | BISBEE         | 855   | 1 BED · 1 BATH   | \$2,985 | \$4,185 | \$409,000 | \$459,000 |
|------------------|----------------|-------|------------------|---------|---------|-----------|-----------|
|                  | CAREFREE       | 1,050 | 1 BED · 1.5 BATH | \$3,710 | \$4,910 | \$474,000 | \$524,000 |
|                  | COTTONWOOD     | 1,080 | 1 BED · 1.5 BATH | \$3,710 | \$4,910 | \$489,000 | \$539,000 |
|                  | FLAGSTAFF      | 1,205 | 2 BED · 2 BATH   | \$4,225 | \$5,425 | \$538,000 | \$588,000 |
|                  | JEROME         | 1,208 | 2 BED · 2 BATH   | \$4,740 | \$5,940 | \$552,000 | \$602,000 |
|                  | KINGMAN        | 1,368 | 2 BED · 2 BATH   | \$5,045 | \$6,245 | \$595,000 | \$645,000 |
|                  | TUCSON         | 1,390 | 2 BED · 2 BATH   | \$5,045 | \$6,245 | \$609,000 | \$659,000 |
|                  | PINETOP        | 1,467 | 2 BED · 2 BATH   | \$5,355 | \$6,555 | \$671,000 | \$721,000 |
|                  | SAN LUIS       | 1,503 | 2 BED · 2 BATH   | \$5,460 | \$6,660 | \$641,000 | \$691,000 |
|                  | SIERRA VISTA A | 1,635 | 2 BED · 2.5 BATH | \$5,770 | \$6,970 | \$697,000 | \$747,000 |
|                  | SIERRA VISTA B | 1,647 | 2 BED · 2.5 BATH | \$5,770 | \$6,970 | \$705,000 | \$755,000 |
|                  | MARANA         | 1,664 | 2 BED · 2.5 BATH | \$5,770 | \$6,970 | \$705,000 | \$755,000 |
|                  | SIERRA VISTA C | 1,730 | 2 BED · 2.5 BATH | \$5,975 | \$7,175 | \$737,000 | \$787,000 |



**Lifecare monthly fees do not increase when a higher level of care is needed.**

Refunds on refundable contracts are based on last survivor and contingent upon re-occupancy of last independent residence. A premium of 3% per year for applicants over the age of 85 would be applied to the refundable contract entrance fees unless the spouse is under the age of 85. Square footage does not include patio or balcony.

Effective: March 1, 2024. Prices subject to change.

# 90% REFUNDABLE LIFECARE PLANS



## Royal Oaks

### 2024-2025 GARDEN HOME & VILLA RATES

|              | NAME      | APPROX.<br>SQ.FT. | RESIDENCE<br>TYPE | Monthly Fee<br>Single | Monthly Fee<br>Couple | Entrance Fee<br>Single | Entrance Fee<br>Couple |
|--------------|-----------|-------------------|-------------------|-----------------------|-----------------------|------------------------|------------------------|
| GARDEN HOMES | SANTOLINA | 838               | 1 BED · 1 BATH    | \$3,610               | \$5,160               | \$409,000              | \$463,000              |
|              | SAGUARO   | 916               | 1 BED · 1 BATH    | \$3,885               | \$5,435               | \$445,000              | \$499,000              |
|              | SEQUOIA   | 916               | 1 BED · 1 BATH    | \$3,885               | \$5,435               | \$445,000              | \$499,000              |
|              | AZALEA    | 1,040             | 2 BED · 2 BATH    | \$4,170               | \$5,720               | \$499,000              | \$553,000              |
|              | ASPEN     | 1,080             | 2 BED · 2 BATH    | \$4,290               | \$5,840               | \$520,000              | \$574,000              |
|              | CYPRESS   | 1,262             | 2 BED · 2 BATH    | \$4,815               | \$6,365               | \$598,000              | \$652,000              |
|              | CHOLLA    | 1,272             | 2 BED · 2 BATH    | \$4,815               | \$6,365               | \$617,000              | \$671,000              |
|              | COLUMBINE | 1,280             | 2 BED · 2 BATH    | \$4,815               | \$6,365               | \$617,000              | \$671,000              |
|              | PALMETTO  | 1,290             | 2 BED · 2 BATH    | \$4,815               | \$6,365               | \$625,000              | \$679,000              |
|              | ACACIA    | 1,366             | 2 BED · 2 BATH    | \$5,105               | \$6,655               | \$677,000              | \$731,000              |
|              | PALOVERDE | 1,475             | 2 BED · 2 BATH    | \$5,395               | \$6,945               | \$716,000              | \$770,000              |
|              | PONDEROSA | 1,660             | 2 BED · 2 BATH    | \$5,755               | \$7,305               | \$763,000              | \$817,000              |
| VILLAS       | WINSLOW   | 1,472             | 2 BED · 2 BATH    | \$5,560               | \$6,760               | \$866,000              | \$929,000              |
|              | SEDONA    | 1,540             | 2 BED · 2 BATH    | \$5,665               | \$6,865               | \$896,000              | \$959,000              |
|              | PARADISE  | 1,711             | 2 BED · 2.5 BATH  | \$6,075               | \$7,275               | \$985,000              | \$1,048,000            |
|              | MAMMOTH   | 1,861             | 2 BED · 2.5 BATH  | \$6,490               | \$7,690               | \$1,044,000            | \$1,107,000            |

# 90% REFUNDABLE LIFECARE PLANS

## 2024-2025 APARTMENT RATES

| EAST SIDE CAMPUS | NAME     | APPROX. SQ.FT. | RESIDENCE TYPE         | Monthly Fee Single | Monthly Fee Couple | Entrance Fee Single | Entrance Fee Couple |
|------------------|----------|----------------|------------------------|--------------------|--------------------|---------------------|---------------------|
|                  | NANDINA  | 504            | STUDIO                 | \$2,790            | N/A                | \$239,000           | N/A                 |
|                  | WISTERIA | 644            | 1 BED · 1 BATH         | \$3,055            | \$4,605            | \$306,000           | \$360,000           |
|                  | HOLLY    | 792            | 1 BED · 1 BATH         | \$3,325            | \$4,875            | \$376,000           | \$430,000           |
|                  | MESQUITE | 986            | 2 BED · 2 BATH         | \$3,990            | \$5,540            | \$452,000           | \$506,000           |
|                  | LAUREL   | 1,100          | 2 BED · 2 BATH         | \$4,465            | \$6,015            | \$508,000           | \$562,000           |
|                  | CAMELLIA | 1,148          | 2 BED · 2 BATH         | \$4,510            | \$6,060            | \$518,000           | \$572,000           |
|                  | MIMOSA   | 1,204          | 2 BED · 2 BATH         | \$4,585            | \$6,135            | \$536,000           | \$590,000           |
|                  | CEDAR    | 1,288          | 2 BED · 2 BATH         | \$4,925            | \$6,475            | \$576,000           | \$630,000           |
|                  | BIRCH    | 1,432          | 2 BED · DEN · 2.5 BATH | \$5,285            | \$6,835            | \$634,000           | \$688,000           |
|                  | MAGNOLIA | 1,456          | 2 BED · 2 BATH         | \$5,325            | \$6,875            | \$646,000           | \$700,000           |
|                  | OAK      | 1,874          | 2 BED · DEN · 2.5 BATH | \$6,080            | \$7,630            | \$715,000           | \$769,000           |

| WEST SIDE CAMPUS | BISBEE         | 855   | 1 BED · 1 BATH   | \$2,985 | \$4,185 | \$508,000 | \$571,000 |
|------------------|----------------|-------|------------------|---------|---------|-----------|-----------|
|                  | CAREFREE       | 1,050 | 1 BED · 1.5 BATH | \$3,710 | \$4,910 | \$589,000 | \$652,000 |
|                  | COTTONWOOD     | 1,080 | 1 BED · 1.5 BATH | \$3,710 | \$4,910 | \$607,000 | \$670,000 |
|                  | FLAGSTAFF      | 1,205 | 2 BED · 2 BATH   | \$4,225 | \$5,425 | \$668,000 | \$731,000 |
|                  | JEROME         | 1,208 | 2 BED · 2 BATH   | \$4,740 | \$5,940 | \$686,000 | \$749,000 |
|                  | KINGMAN        | 1,368 | 2 BED · 2 BATH   | \$5,045 | \$6,245 | \$738,000 | \$801,000 |
|                  | TUCSON         | 1,390 | 2 BED · 2 BATH   | \$5,045 | \$6,245 | \$756,000 | \$819,000 |
|                  | PINETOP        | 1,467 | 2 BED · 2 BATH   | \$5,355 | \$6,555 | \$833,000 | \$896,000 |
|                  | SAN LUIS       | 1,503 | 2 BED · 2 BATH   | \$5,460 | \$6,660 | \$796,000 | \$859,000 |
|                  | SIERRA VISTA A | 1,635 | 2 BED · 2.5 BATH | \$5,770 | \$6,970 | \$866,000 | \$929,000 |
|                  | SIERRA VISTA B | 1,647 | 2 BED · 2.5 BATH | \$5,770 | \$6,970 | \$875,000 | \$938,000 |
|                  | MARANA         | 1,664 | 2 BED · 2.5 BATH | \$5,770 | \$6,970 | \$875,000 | \$938,000 |
|                  | SIERRA VISTA C | 1,730 | 2 BED · 2.5 BATH | \$5,975 | \$7,175 | \$914,000 | \$977,000 |



**Lifecare monthly fees do not increase when a higher level of care is needed.**

Refunds on refundable contracts are based on last survivor and contingent upon re-occupancy of last independent residence. A premium of 3% per year for applicants over the age of 85 would be applied to the refundable contract entrance fees unless the spouse is under the age of 85. Square footage does not include patio or balcony.

Effective: March 1, 2024. Prices subject to change.